

**ATTACHMENT J9**

# 110th FW Water Distribution System

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# J9 110th FW Water Distribution System

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## J9.1 110th FW Overview

The 110<sup>th</sup> Fighter Wing (FW) of the Michigan Air National Guard (ANG) was established in 1947 at the W. K. Kellogg Airport on the west side of Battle Creek, Michigan. The 110th FW, provides close air support, including the capability to carry out a forward air control role in support of ground forces in combat. The 110th FW is currently assigned 17 A/OA-10 Thunderbolt II aircraft. The current full-time weekday population of the base is 276 people, with a maximum of 935 for an 8-hour period.

The 110<sup>th</sup> FW occupies 89 acres and contains 37 buildings including headquarters (the buildings are industrial/commercial use). The base leases a total of 319 acres from the City of Battle Creek. This includes 230 acres that are intended for future development with the construction of a new munitions maintenance and storage complex. The munitions maintenance and storage complex is in the planning and design phase, and its construction has not yet been funded.

## J9.2 Water Distribution System Description

### J9.2.1 Water Distribution System Fixed Equipment Inventory

The 110th FW water distribution system consists of all appurtenances physically connected to the distribution system from the point in which the distribution system enters the Installation and Government ownership currently starts to the point of demarcation, defined by the Right of Way. The system may include, but is not limited to, pipelines, valves, fire hydrants, storage facilities, exterior backflow devices, pumps, and meters. The actual inventory of items sold will be in the bill of sale at the time the system is transferred. The following description and inventory is included to provide the Contractor with a general understanding of the size and configuration of the distribution system. The Government makes no representation that the inventory is accurate. The Contractor shall base its proposal on site inspections, information in the technical library, other pertinent information, and to a lesser degree the following description and inventory. Under no circumstances shall the Contractor be entitled to any service charge adjustments based on the accuracy of the following description and inventory.

Specifically excluded from the water distribution system privatization are:

- Fire Protection System
- Irrigation System

#### J9.2.1.1 Description

The City of Battle Creek, Michigan, supplies potable water to 110th FW. The water distribution system consists of 4,060 linear feet of 6- and 8-inch cast iron pipe from the original construction in 1945. In 1985 and 1995, 8,980 linear feet of PVC water mains were

installed with diameters ranging from 4 to 12 inches. Since 1985, 35 fire hydrants have been installed at the base. Buildings at the base that currently have water service also have water meters. Meters are located inside the government buildings. The City of Battle Creek owns and reads the meters, and bills the base accordingly for water use.

### J9.2.1.2 Inventory

**Table 1** provides a general listing of the major water distribution system fixed assets for the 110th FW water distribution system included in the sale.

TABLE 1  
Fixed Inventory  
*Water Distribution System 110th FW*

Item	Size (in.)	Quantity	Unit	Approximate Year of Construction
PVC Pipe	4	270	Lf	1995
	6	1,290	Lf	1995
	8	1,270	Lf	1992
	10	5,790	Lf	1993
	12	360	Lf	1985
Cast Iron Pipe	6	3,200	Lf	1945
	8	860	Lf	1945
Copper Pipe	2	1800	Lf	
Valves		53	Ea	1980
Fire Hydrants (4.5-inch Valve Size)		35	Ea	1985

Notes:

PVC = Polyvinyl chloride

EA = Each

GAL= Gallon

HP = Horsepower

LF = Linear Feet

### J9.2.2 Water Distribution System Non-Fixed Equipment and Specialized Tools

**Table 2** lists other ancillary equipment (spare parts) and **Table 3** lists specialized vehicles and tools included in the purchase. Offerors shall field verify all equipment, vehicles, and tools prior to submitting a bid. Offerors shall make their own determination of the adequacy of all equipment, vehicles, and tools.

TABLE 2  
Spare Parts  
*Water System 110th FW*

Qty	Item	Make/Model	Description	Remarks
N/A			There are no spare parts to transfer with this system	

**TABLE 3**

Specialized Vehicles and Tools  
*Water Distribution System 110th FW*

Description	Quantity	Location	Maker
There are no vehicles or tools to transfer with this system			

### J9.2.3 Water Distribution System Manuals, Drawings, and Records

**Table 4** lists the manuals, drawings, and records that will be transferred with the system.

**TABLE 4**

Manuals, Drawings, and Records  
*Water Distribution System 110th FW*

Qty	Item	Description	Remarks
1	<i>AutoCAD R14 Drawing</i>	Composite base utilities map	
1	<i>Prints</i>	<i>Copies of prints</i>	

## J9.3 Specific Service Requirements

The service requirements for the 110th FW water distribution system are as defined in the Section C, *Description/Specifications/Work Statement*. The following requirements are specific to the 110th FW water distribution system and are in addition to those found in Section C. If there is a conflict between requirements described below and Section C, the requirements listed below take precedence over those found in Section C.

There are not specific service requirements for the 110th FW water distribution system.

## J9.4 Current Service Arrangement

The City of Battle Creek delivers potable water to the base through a 12-inch transmission main that enters the base from the north, just west of the main entrance. All the buildings at the base currently have water meters. The City of Battle Creek reads the meters and bills the base accordingly.

110th FW has a typical peak water demand of 0.4 million gallons per month. This peak normally occurs in the summer. The total gallons of water purchased in FY 97 was 2.26 million gallons. The total gallons of water purchased in FY 98 dropped to 1.88 million gallons. Changes in the number of buildings on the developed part of the base are not anticipated at this time. As a result, a future change in water system demand is not anticipated for the purposes of this analysis.

## J9.5 Secondary Metering

### J9.5.1 Existing Secondary Meters

Each building contains a primary meter at the 110<sup>th</sup> FW; however, the City of Battle Creek owns the water meters to determine the monthly water use for billing purposes. The meters are located inside of the buildings and will not be transferred to the new owner per the discussion of points of demarcation in Exhibit B of the Right of Way document.

TABLE 5  
Existing Secondary Meters  
*Water Distribution System 110th FW*

Meter Location	Meter Description (Type)
<i>There are no existing secondary meters at the 110<sup>th</sup> FW; The primary meters are owned by the City of Battle Creek. Each building has a primary meter.</i>	N/A

### J9.5.2 Required New Secondary Meters

The Contractor shall install and calibrate new secondary meters as listed in **Table 6**. New secondary meters shall be installed IAW Paragraph C.13, Transition Plan. After installation, the Contractor shall maintain and read these meters IAW Paragraphs C.3 and J9.6 below.

TABLE 6  
New Secondary Meters  
*Water Distribution System 110th FW*

Meter Location	Meter Description
None	N/A

## J9.6 Monthly Submittals

The Contractor shall provide the Government monthly submittals for the following:

1. Invoice (IAW G.2). The Contractor's monthly invoice shall be presented in a format proposed by the Contractor and accepted by the Contracting Officer. Invoices shall be submitted by the 25<sup>th</sup> of each month for the previous month. Invoices shall be submitted to:

*Name: SMS James Crumrine, 110 CES/CEZ  
Address: 3585 Mustang Ave, Battle Creek MI 49015-5512  
Phone number: (616)969-3342*

2. **Outage Report.** The Contractor's monthly outage report will be prepared in the format proposed by the Contractor and accepted by the Contracting Officer. Outage reports shall be submitted by the 25<sup>th</sup> of each month for the previous month. Outage reports shall be submitted to:

*Name: SMS James Crumrine, 110 CES/CEZ*

*Address: 3585 Mustang Ave, Battle Creek MI 49015-5512*

*Phone number: (616)969-3342*

3. **Meter Reading Report.** Monthly meter reading reports will not be required since the Contractor will not be reading meters. Meters to be read by commodity provider.

## J9.7 Water Conservation Projects

IAW Paragraph C.3, Utility Service Requirement, the following projects have been implemented by the Government for conservation purposes.

None Identified

## J9.8 Service Area

IAW Paragraph C.4, Service Area, the service area is defined as all areas within the 110th FW boundaries.

## J9.9 Off-Installation Sites

No off-installation sites are included in the sale of the 110th FW water distribution system.

## J9.10 Specific Transition Requirements

IAW Paragraph C.13, Transition Plan, **Table 7** provides a listing of service connections and disconnections required upon transfer.

**TABLE 7**  
Service Connections and Disconnections  
*Water Distribution System 110th FW*

Location	Description
None	

## J9.11 Government Recognized System Deficiencies

**Table 8** provides a listing of system improvements that the Government has planned. The Government recognizes these improvement projects as representing current deficiencies associated with the 110th FW water distribution system. If the utility system is sold, the

Government will not accomplish these planned improvements. The Contractor shall make a determination as to its actual need to accomplish and the timing of any and all such planned improvements Capital upgrade projects shall be proposed through the Capital Upgrades and Renewal and Replacement Plan process and will be recovered through Schedule L-3. Renewal and Replacement projects will be recovered through Sub-CLIN AB.

Table 8

System Deficiencies  
*Water Distribution System 110th FW*

Project Location	Project Description
None Identified	